



ZONING BOARD OF APPEALS
TOWN OF MONTAGUE
ONE AVENUE A
TURNERS FALLS, MA 01376

PUBLIC MEETING AGENDA
Wednesday, March 9, 2016
7:00 PM in the Downstairs Meeting Room
1 Avenue A
Turners Falls, MA 01376

MEETING BEING TAPED:

Votes may be taken:

7:00 **ZBA Hearing #16-01** **Continued from 2/24/16**
26 E Main St. & 33 Bridge St

Notice is hereby given that the Montague Zoning Board of Appeals will hold a public hearing on Wednesday, February 24, 2016 at 7:00 p.m. in the Montague Town Hall, Selectmen's Conference Room, One Avenue A, Turners Falls, MA at the request of Powers Block Properties, LLC, by Robert Obear, for a Special Permit for multi-family use pursuant to Section 5.2.11(b); alterations of a non-conforming building pursuant to Section 5.1.4 and an alternative parking solution pursuant to Section 6.2.1 of the Montague Zoning Bylaws.

The request is to add 4 additional residential units on the upper floors to the 3 existing **residential units located in the rear. The first floor is to remain a commercial use.** The additional 6 required parking spaces (or all 11 spaces) are proposed to be on the abutting Bridge Street lot.

The above named property is "The Powers Block" located at 33 Bridge Street and 26 East Main Street, Millers Falls, MA, and identified as Assessor's Map 29, Lot 176 and parking on Lot 178.

7:15 **ZBA Hearing #16-02** **(Continued from 2/24/16)**
451 Millers Falls Rd.

Request from Applicant to modify application as an appeal.

Notice is hereby given that the Montague Zoning Board of Appeals will hold a public hearing on Wednesday, February 24, 2016 at 7:15 p.m. in the Montague Town Hall, Selectmen's Upstairs Conference Room, One Avenue A, Turners Falls, MA at

the request of Thomas Wyman for a Special Permit for the alteration of a non-conforming use pursuant to Section 5.1.4 of the Montague Zoning Bylaws. The request is to allow the use of a storage building with an office as a small motor repair shop with a retail component.

The above named property is located at 451 Millers Falls Road, and identified as Assessor's Map 29, Lot 89.

7:20 Public Comment:
Jeanne Golrick

7:30 Board Business:
Regulations update

Topics not anticipated in the 48 hour posting requirements